



Town of Chapel Hill
Eastowne Development Agreement
Council Committee Meeting Minutes

Monday, July 22, 2019, 3:00 PM
Chapel Hill Public Library Room B

1. Opening at 2:30 PM

a. Roll Call

Council Committee members: Mayor Pam Hemminger, Michael Parker, Hongbin Gu, Rachel Schaevitz

Other Town Council members: Karen Stegman

Town Staff: Maurice Jones, Ben Hitchings, Judy Johnson, Jim Huegerich, Becky McDonnell, Nate Broman-Fulks, Brian Litchfield, Sarah Muneton, Daniel Bowen

Members of the public: Ed Harrison, Renuka Soll, Julie McClintock

2. Business

a. Staff Presentation and Discussion

Town Staff presented an update on the Negotiation Framework, which includes comments and input from the Advisory Boards. Staff provided summary of the input, separated into categories of design drivers, or site-shaping elements, and design features, as elements that could be provided regardless of the overall site layout. Staff also presented a series of sample scenarios to demonstrate how the design drivers and features could be integrated.

The Council Committee discussed needing to prioritize community benefits as well as needing additional information and analysis of the Natural Heritage Site and other sensitive areas, and understanding the UNC Healthcare Team's space and square footage needs for clinical space.

Town Staff presented a series of questions for each design driver that had been identified, including the Gateway, Green Space, Mobility and Connectivity, and Development Activity. The Council Committee provided feedback on the questions and discussed concepts for the site.



Town Staff will relay the Committee's responses and discussion to the UNC Healthcare Team for incorporation into possible scenarios to be presented at upcoming Committee meetings. The Committee also discussed the upcoming schedule of meetings and next steps.

b. Public Comments

Several members of the public provided comment on issues including tree canopy standards, walkability, and protection of the natural areas, particularly the northern twenty acres.

3. Adjournment